COMM NE COR OF NE1/4 OF SW1/4, R
FT, S 1127.56 FT FOR POB, CONT S
E 1280.24 FT, N 233.19 FT, W 477

CHASE CAMERON L/CHASE JACQUELINE D
4984 SW BIRLEY AVE
LAKE CITY, FL 32024-5806

2027

20-4S-16-03077-011

BUILDING CHARACTERISTICS

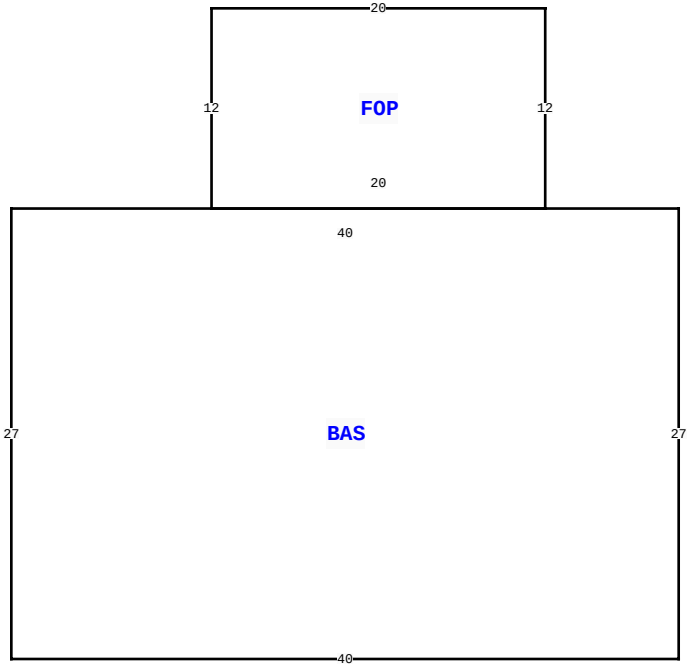
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	20416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,080	100		1,080	65,132
FOP	240	35		84	5,066
TOTALS	1,320			1,164	70,198

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,164	117.9000	109.65	127,633	2006	2006	0	0	0	45.00	55.00

1 MANUF 1 100% - 2019 Heated Area: 1080 HX Base Yr 2019



4984 SW BIRLEY AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		70,198
TOTAL MARKET OB/XF VALUE		16,404
TOTAL LAND VALUE - MARKET		66,300
TOTAL MARKET VALUE		152,902
SOH/AGL Deduction		100,430
ASSESSED VALUE		52,472
TOTAL EXEMPTION VALUE	HX HB	27,472
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		152,902
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		153,657

SALE:2:1: SALE NOT IN LINE

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049514	Roof Replacement	2,800	03/27/2024
40477	ADDN SFR	0	08/31/2020
40060	M H	0	07/06/2020
40060	M H	0	07/01/2020
24710	M H	337	07/05/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1362/0459	6/07/2018	WD	Q	I	01	105,000
GRANTOR: WILLIAM & DAISY ROBIN						
GRANTEE: CAMERON L & JACQUEL						
1076/2764	6/13/2004	QC	Q	V	01	100
GRANTOR: THE DEVINE TOUCH, INC						
GRANTEE: FEARON GRANT						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W40 S27 E40 N27 $
FOP=[ORIG=-28,-12] E20 S12 W20 N12 $
.

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0040	BARN,POLE	0	100	24	32	768.00	UT	3.00	3.00	100	2006	2006	3	100	2,304	
2	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	100	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 16,404

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0200	C	MBL HM	100		A-1	0.00	0.00	6.63	AC		1.00	1.00	1.00	10,000.00	10,000.00	66,300							

REVIEW DATE 04/15/2025 BY KS Total Acres: 6.63 Total Land Value: 66,300 Market: 0 Agricultural: 0 Common: 66,300 PRINTED 11/16/2026 BY SYS